

LINCOLN COUNTY, NV

2020-159147

\$680.50

RPTT:\$643.50 Rec:\$37.00

10/27/2020 04:12 PM

FA NV NTC MAIN

Pgs=3 AK

OFFICIAL RECORD

AMY ELMER, RECORDER

A.P.N.: 001-092-30 and 001-092-31 and 001-092-32 and 001-092-33 and 001-092-34 and 001-092-28
File No: 13895-2603989 (TV)
R.P.T.T.: \$643.50

When Recorded Mail To: Mail Tax Statements To:
Battle Born Butcher Block LLC, a Nevada limited liability company
P.O. Box 277
Pioche , NV 89043

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Serene West, LLC, a Nevada limited liability company

do(es) hereby *GRANT, BARGAIN and SELL* to

Battle Born Butcher Block LLC, a Nevada limited liability company

the real property situate in the County of Lincoln, State of Nevada, described as follows:

PARCEL I:

LOTS 11, 12, 13, 14, 15 AND 16 IN BLOCK 32, OF THE TOWN OF PIOCHE AS SHOWN ON THE MAP THEREOF RECORDED AND FILED IN THE OFFICE OF THE COUNTY RECORDER, LINCOLN COUNTY, NEVADA.

PARCEL II:

LOTS 8, 55, 59 AND 10 FEET BETWEEN LOTS 54 AND 55 IN BLOCK 32, OF THE TOWN OF PIOCHE RECORDED MARCH 02, 1975 AS FILED IN THE OFFICE OF THE COUNTY RECORDER, LINCOLN COUNTY, NEVADA.

PARCEL III:

LOTS 9, 10, 56 AND 58 IN BLOCK 32, OF THE TOWN OF PIOCHE RECORDED MARCH 02, 1975 AS FILED IN THE OFFICE OF THE COUNTY RECORDER, LINCOLN COUNTY, NEVADA.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

COPY

Serene West, LLC, a Nevada limited liability company

By: [Signature]
Name: Harry Dietz Title: Managing Member

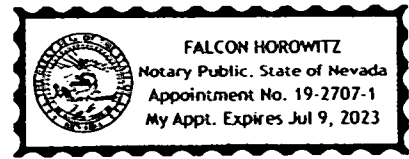
Name: Harry Dietz Title: Managing Member

By: [Signature]
Name: Sheilaine T Goodman Title: Managing Member

STATE OF **NEVADA**)
) : ss.
COUNTY OF **CLARK**)

This instrument was acknowledged before me on 10-23-2020 by Harry Dietz, Sheilaine T. Goodman

[Signature]
Notary Public
(My commission expires: 7.9.2023)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed under Escrow No. 13895-2603989.

* Falcon Horowitz
Notary Public, State of Nevada
Appointment No. 19-2707-1
My Appt. Expires Jul 8, 2023

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 001-092-34
 b) 001-092-30
 c) 001-092-31
 d) 001-092-32, 001-092-33, 001-092-28

2. Type of Property
 a) Vacant Land b) Single Fam. Res.
 c) Condo/Twnhse d) 2-4 Plex
 e) Apt. Bldg. f) Comm'l/Ind'l
 g) Agricultural h) Mobile Home
 i) Other _____

| FOR RECORDERS OPTIONAL USE | |
|----------------------------|-------------|
| Book _____ | Page: _____ |
| Date of Recording: _____ | |
| Notes: _____ | |

3. a) Total Value/Sales Price of Property: \$165,000.00
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: \$165,000.00
 d) Real Property Transfer Tax Due \$643.50

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: _____
 b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: 100 %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature: [Signature]

Capacity: Manager/Grantor

Signature: _____

Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Serene West, LLC, a Nevada limited liability company

Print Name: Battle Born Butcher Block LLC, a Nevada limited liability company

Address: 7322 S Rainbow #16

Address: 918 Rhyolite Terrace P.O. Box 277

City: LV

City: Henderson/ Pioche

State: NV Zip: 89139

State: NV Zip: 89011/ 89043

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

~~FANV Direct Title~~ / * First American Title Insurance

File Number: 13895-2603989 TV/ TV

Print Name: Company

Address: 701 North Green Valley Parkway #120

State: NV Zip: 89074

City: Henderson

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)

* FA NV NTC main